



Entered on Docket
March 16, 2010

A handwritten signature in black ink, appearing to read "Bruce A. Markell".

Hon. Bruce A. Markell
United States Bankruptcy Judge

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BAC Home Loans Servicing, L.P. fka Countrywide Home Loans Servicing, L.P.
09-77847

**UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEVADA**

In Re:

Arturo Marin-Alvaraz and Erika Pena-Armas

Debtors.

BK-S-09-31164-BAM

Date: 3/2/2010

Time: 1:30 pm

Chapter 7

ORDER VACATING AUTOMATIC STAY

IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the
above-entitled bankruptcy proceedings is immediately vacated and extinguished for all purposes as to
Secured Creditor BAC Home Loans Servicing, L.P. fka Countrywide Home Loans Servicing, L.P., its

1 assignees and/or successors in interest, of the subject property, generally described as 3823 S. Maryland
2 Pkwy N-12, Las Vegas, NV 89119, and legally described as follows:

3 A CONDOMINIUM COMPOSED OF:

4 PARCEL 1:

5 Unit No. N-12, as shown upon the map entitled "FRENCH OAKS", a subdivision for
6 condominium purposes, on file in the Office of the County Recorder of Clark County, Nevada,
in book 31 of Plats, Page 2.

7 PARCEL 2:

8 An undivided interest in and to the common area as defined in that certain Declaration fo
9 Covenants, Conditions and Restrictions, recorded in the Office fo the County Recorder of Clark
County, Nevada on February 27, 1984, in Book 1881 of Official Records, as Document No.
1840594.

10 EXCEPTING THEREFROM the following:

11 All Living Units as shown upon the map hereinabove referred to and as defined in that certain
12 declaraion of Covenants, Conditions and Restrictions, recorded in the Office of the County
Recorder of Clark County, Nevada, on February 27, 1984, in Book 1881 of Official Records, as
Document No. 1840594.

13 AND FURTHER EXCEPTING THEREFROM:

14 The exclusive right to possession of all those "Restricted Common Areas and/or Exclusive Use
15 Area", as defined in the Declaration of Covenants, Conditions and Restrictions, hereinabove
referred to and as set forth on the subdivision map of "FRENCH OAKS", herein described.

16 PARCEL 3:

17 The exclusive right to possession of all those "Restricted Common Areas and/or Exclusive Use
18 Areas" as appurtenant to Parcels One (1) and Two (2), above described as delineated on the
aforementioned map and as defined in the Declaration of Covenants, Conditions and
Restrictions, hereinabove referred.

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2 IT IS FURTHER ORDERED, ADJUDGED and DECREED that the Secured Creditor shall
3 give Debtors at least five business days' notice of the time, place and date of sale.

4 DATED this _____ day of _____ 2009

5 Submitted by:

6 **WILDE & ASSOCIATES**

7 By: Gregory L. Wilde, Esq.

8 **Gregory L. Wilde, Esq.**

9 Attorney for Secured Creditor

208 South Jones Boulevard

Las Vegas, Nevada 89107

10
11 APPROVED / DISAPPROVED

12 By: _____

13 Eric Palacios

14 1904 S. Maryland Pkwy.

15 Las Vegas, NV 89104

Attorney for Debtor(s)

16
17 APPROVED / DISAPPROVED

18 By: _____

19 Brian D. Shapiro

20 411 E. Bonneville Ave. #300

21 Las Vegas, NV 89101

22 Chapter 7 Trustee

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1 In accordance with Local Rule 9021, the undersigned counsel certifies as follows (check one):

2 ☐ The court waived the requirements of L.R. 9021.

3 ☐ No parties appeared or filed written objections, and there is no trustee appointed in the case.

4 ☐ No parties appeared or filed written objections, and the trustee is the movant.

5 ☒ This is a chapter 7 or 13 case, and either with the motion, or at the hearing, I have delivered a
6 copy of this proposed order to all counsel who appeared at the hearing, and any trustee
7 appointed in this case, any unrepresented parties who appeared at the hearing, and each has
8 approved or disapproved the order, or failed to respond, as indicated below:

9 Debtor's counsel:

10 ☐ approved the form of this order ☐ disapproved the form of this order

11 ☐ waived the right to review the order and/or ☒ failed to respond to the document

12 ☐ appeared at the hearing, waived the right to review the order

13 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

14 Trustee:

15 ☐ approved the form of this order ☐ disapproved the form of this order

16 ☐ waived the right to review the order and/or ☒ failed to respond to the document

17 ☐ This is a chapter 9, 11, or 15 case, and I have delivered a copy of this proposed order to all
18 counsel who appeared at the hearing, and any trustee appointed in this case any unrepresented
19 parties who appeared at the hearing, and each has approved or disapproved the order, or failed to
20 respond, as indicated below.

21 Debtor's counsel:

22 ☐ approved the form of this order ☐ disapproved the form of this order

23 ☐ waived the right to review the order and/or ☐ failed to respond to the document

24 ☐ appeared at the hearing, waived the right to review the order

25 ☐ matter unopposed, did not appear at the hearing, waived the right to review the order

26 Trustee:

☐ approved the form of this order ☐ disapproved the form of this order

☐ waived the right to review the order and/or ☐ failed to respond to the document

☐ I certify that I have served a copy of this order with the motion, and no parties appeared or filed
written objection.

Submitted by:

/s/ Gregory L. Wilde, Esq.

Gregory L. Wilde, Esq.

Attorney for Secured Creditor